

UNOFFICIAL COPY

2011 DEED IN TRUST
48 U.C. SEP 29 61-66-124 C 22 068 938
Form 191 Rev. 11-71 The above space for recorder's use only

THIS INSTRUMENT WITNESSETH, THAT THE GRANTORS
of the County of Cook and State of Illinois, for and in consideration
of the sum of Ten and no/100 dollars (\$ 10.00),
in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey
and Warrant unto AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, a national banking association
whose address is 33 No. LaSalle Street, Chicago, Illinois, as Trustee under the provisions of a certain Trust Agreement,
dated the 5th day of August 1972, and known as Trust Number 77126, the fol-
lowing described real estate in the County of Cook and State of Illinois, to wit:

*****The South 220 feet of the West 198 feet of the East 431 feet
(as measured from the East line of the North East quarter of
Section 30, Township 42 North, Range 13, East of the Third
Principal Meridian) of Lot 6 in Schildgen's Subdivision of
the North East quarter and the North 10 chains of the South
East quarter of said Section 30, Township 42 North, Range 13,
East of the Third Principal Meridian, all in Cook County, Illinois,
subject to special exceptions of record.*****

500

TO HAVE AND TO HOLD the said real estate with the appurtenances, upon the trusts, and for the uses and purposes herein and in said Trust Agreement
set forth,
Full power and authority is hereby granted to said Trustee to improve, manage, protect and subdivide said real estate or any part thereof, to dedicate parks,
streets, highways or alleys to use as a whole, in whole or in part thereof, and to reacquire said real estate as often as desired, to contract to sell, to grant
options to purchase, to sell on any terms, to convey either with or without consideration, to convey said real estate or any part thereof to a successor or suc-
cessors in trust and to grant such power to successors in trust all of the title, estate, powers and authorities vested in said Trustee, to donate, to dis-
pose, to mortgage, pledge or otherwise encumber said real estate, or any part thereof, to lease said real estate for any period of time, not exceeding in the case of any
lease or reversion, by lease to commence at any time, and upon any terms and for any period of time, not exceeding in the case of any
single lease the term of 99 years, and to extend leases upon any terms and for any period of time, and to amend, change or modify leases
and the terms and provisions thereof at any time, and to contract to make leases and to grant options to lease and options to renew, leases and
options to purchase the whole or any part of the real estate or to contract respecting the manner of fixing the amount of present or future rentals, to partition
and to exchange said real estate, or any part thereof, for other real or personal property, to grant easements or charges of any kind, to release, convey or assign any
right, title or interest in or about or respecting any real estate or any part thereof, and to deal with said real estate and every part thereof in all
other ways and for such other considerations as it would be lawful for any person owning the same to deal with the same, whether similar to or different from
those above specified, at any time or times hereafter.

In no case shall any party dealing with said Trustee, or any successor in trust, in relation to said real estate, or to whom said real estate or any part
thereof shall be conveyed, contracted to be sold, leased or mortgaged, by said Trustee, or any successor in trust, be obliged to see to the application of any
purchase money, rent or money hereon or advanced on said real estate, or be obliged to see that the terms of this trust have been complied with, or be obliged
to inquire into the authority, necessity or expediency of any act of said Trustee, or be obliged or prevented to inquire into any of the terms of said Trust Agree-
ment and every deed, trust deed, mortgage, lease or other instrument executed by said Trustee, or any successor in trust, in relation to said real estate shall be
conclusive evidence in favor of every person including the Registrar of Deeds of Cook County relying upon or claiming under any such conveyance, lease or
other instrument, so that at the time of the delivery thereof the trust created by this Indenture and by said Trust Agreement was in full force and effect. If the
such conveyance or other instrument was executed in accordance with the trust, conditions and limitations contained in this Indenture and in said Trust Agree-
ment or in all amendments thereof, if any, and binding upon all beneficiaries hereunder, so that said Trustee, or any successor in trust, is fully authorized
and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and if the conveyance is made to a successor or
successors in trust, that such successor or successors of trust have been properly appointed and are fully vested with all the title, estate, rights, powers,
authorities, duties and obligations of the trust or their predecessors in trust.

This conveyance is made upon the express understanding and conditions that neither American National Bank and Trust Company of Chicago, individually or
as Trustee, nor its successor or successors in trust shall incur any personal liability or be subjected to any claim, judgment or decree for anything done or
omitted by it or its agents or attorneys made or omitted to do in or about the said real estate or any part thereof, in the execution of this Deed or said Trust Agreement or any
amendment thereto, or for failure to perform or property happening in or about said real estate, and all such liabilities being hereby expressly waived and
released. Any contract, obligation or indebtedness incurred or entered into by the Trustee in connection with said real estate may be entered into, in its own name
or the then beneficiaries under said Trust Agreement as their attorneys-in-fact, hereinafter, for such purposes, or at the election of the Trustee,
in its own name as Trustee of an express trust and individually and the Trustee shall have no obligation whatsoever with respect to any such contract,
obligation or indebtedness except only so far as the trust property and funds in the actual possession of the Trustee shall be applicable for the payment and dis-
charge thereof. All persons and corporations who have or who may hereafter have any claim or interest in the said real estate shall be bound by the terms of this
Deed.

The interest of each and every beneficiary hereunder and under said Trust Agreement and of all persons claiming under them or any of them shall be only in
the principal, estate and proceeds arising from the sale of any other disposition of said real estate, and such interest is hereby declared to be personal property,
and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said real estate, or any claim, judgment or decree, in whole or in part,
and proceeds thereof as aforesaid, the intention hereof being to vest in said American National Bank and Trust Company of Chicago the entire legal and equitable
title in fee simple, and to all of the real estate above described.

If the title to any of the above real estate is now or hereafter registered, the Registrar of Deeds is hereby directed to register or note in the certificate of
title or duplicate thereof, or memorial, the words "in trust," or upon condition, or "with limitations," or words of similar import in accordance with the statute
in use in the State of Illinois, providing for exemption of homesteads from sale on execution or otherwise.

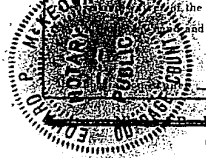
And the said grantors hereby expressly waive, release, convey and assign any and all rights or benefits under and by virtue of any and all statutes of the
State of Illinois, providing for exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantors aforesaid have hereunto set their hands and
seal this 13th day of September 1972

(seal) Howard Vincent Phalin (s) _____
(seal) Evangeline Phalin (s) _____
STATE OF Illinois, ss. Edward P. McKeown, Notary Public in and for said
County of DuPage, County in the State aforesaid, do hereby certify that Howard Vincent
Phalin and Evangeline Phalin

personally known to me to be the same person whose name are subscribed to the foregoing instrument,
appeared before me this day in person and acknowledged that they signed, sealed and
delivered the instrument as their free and voluntary act, for the uses and purposes therein set forth, including the
right of homestead.

and notarial seal this 13th day of September A.D., 1972
Edward P. McKeown Notary Public



40 Hibbard Road, Winnetka, Illinois
For information only insert street address of above described property.

COOK CO. NO. 016
2615
STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
REVENUE
45 00

22 068 938

UNOFFICIAL COPY

90-41

COOK COUNTY, ILLINOIS
FILED FOR RECORD

Henry R. Olson
RECORDER OF DEEDS

SEP 29 '72 1 24 PM

22068998

Property of Cook County Clerk's Office

Name: CHICAGO TITLE AND TRUST COMPANY
Address: 111 WEST WASHINGTON
City: CHICAGO, ILLINOIS 60602
FORM 104 ATTN: W. Jean Escalst
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END OF RECORDED DOCUMENT